



OFFERS IN EXCESS OF £290,000
RAINBOW HOUSE, 80 WEST STREET, RYDE
ISLE OF WIGHT PO33 2QG

**Hose
Rhodes
Dickson**





- Exceptionally Large Residence
- Modernisation and Upgrading Required
- Enclosed Rear Garden
- Potential Off-Road Parking
- Flexible Accommodation
- CHAIN FREE

This property has been in the same family for more than fifty years and has been an excellent family home as well as a successful bed and breakfast and then in its most recent role as a cat's sanctuary. The property needs modernising throughout and provides an excellent opportunity for someone to restore this magnificent house to its former glory.



The home is set over four floors and has sea views at the top of the property. To the rear of the house is an enclosed rear garden which could be turned into something really special. The property is being offered chain free which is a real bonus for those looking to get stuck in straight away. Although the property has no off-road parking there is room for a space subject to necessary consents.

The property is situated in an enviable location with Ryde School a 2 minute walk away and Ryde town centre 5 minutes away. Ryde has some excellent shops, eateries and entertainment which caters for all tastes as well as exceptional travel routes to both the mainland and the rest of the Island. Early viewing is advised to avoid disappointment.



PORCH

ENTRANCE HALL

KITCHEN 6' 4" x 4' 11" (1.94m x 1.5m)

SITTING ROOM 17' 5" incl. bay x 12' 11" (5.33m incl. bay x 3.96m)

DINING ROOM/ POTENTIAL KITCHEN 13' 0" x 12' 11" (3.97m x 3.96m)

FIRST FLOOR

BEDROOM 1 17' 5" incl. bay x 12' 11" (5.33m incl. bay x 3.96m)

BEDROOM 2 13' 0" x 13' 0" (3.97m x 3.97m)

WC 1

UTILITY ROOM

SECOND FLOOR

BEDROOM 6 13' 0" x 11' 5" max (3.97m x 3.5m max)

BEDROOM 5 13' 0" x 10' 2" max (3.98m x 3.1m max)

LOWER GROUND FLOOR

BEDROOM 3 / LIVING ROOM 17' 5" incl. bay x 12' 10" (5.33m incl. bay x 3.93m)

BEDROOM 4 12' 9" x 8' 3" (3.9m x 2.52m)

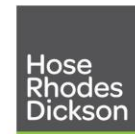
POTENTIAL SHOWER ROOM

SCULLERY 14' 6" x 5' 5" (4.43m x 1.67m)

OUTSIDE

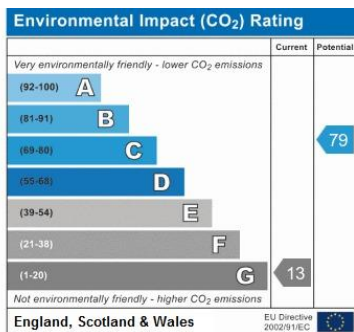
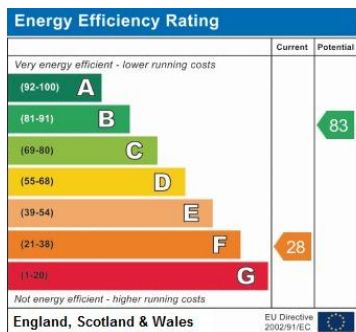
HEATING Electric heating.

Council Tax Band: D



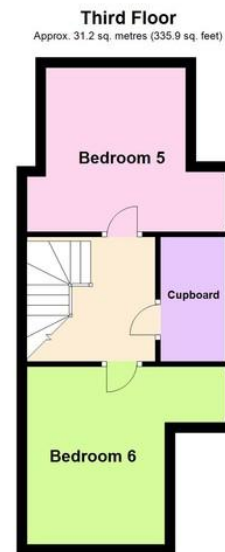
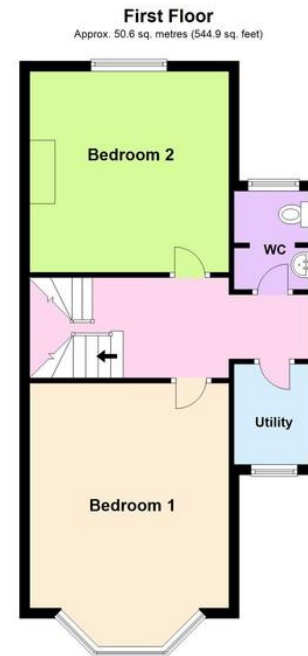
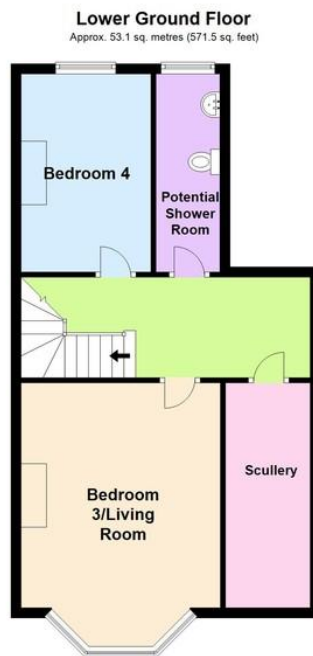
For more information on mortgages and home insurance, call our Hose Rhodes Dickson in-house mortgage advisor, Jon Shears.

Call Jon on 01983 565658



Where to find the property

Rainbow House, 80 West Street, Ryde
Isle of Wight, PO33 2QG



Total area: approx. 182.4 sq. metres (1963.1 sq. feet)

This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. Measurements of doors, windows, rooms and any other items are approximate. Floor areas are approximate. Plan produced using PlanUp.

Our description of any appliances and/or services (including any central heating system) should not be taken as any guarantee that these are in working order. None of the statements contained in these particulars as to this property are to be relied upon as statements or representation of fact nor is it intended to form any part of any contract.

Especially if travelling long distances, if there is any point of particular importance, please contact the office who will be pleased to clarify the information.

Floor plans are a schematic and are for guidance only. All measurements are approximate. Please note that if our photographs depict the property in a furnished condition, on completion all furnishings will be removed unless specifically mentioned elsewhere as being included in the sale.

Call our Ryde office to arrange a viewing
01983 565658 or email ryde@hrdiw.co.uk

Newport 521144 | Ventnor 855525 | Bembridge 875000 | Ryde 565658 | Cowes 294714 | Shanklin 866000

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Friendly service and local knowledge

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